



Hurstpierpoint & Sayers Common Parish Council
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Village Centre
Trinity Road
Hurstpierpoint
West Sussex BN6 9UY

Dear Councillor,

Committee Members are summoned to attend the **MEETING** of the **Planning Committee** to be held on **Monday 5th August 2024 at 7.30pm**, in the Conference Room, Village Centre, Trinity Road, Hurstpierpoint. Members of the public have a right to and are invited, to attend the meeting.

Sarah Groom, Clerk to the Council

30th July 2024

Committee Membership: Cllr Julia Shorrocks (Chair), Cllr David Evans, Cllr Michael Avery, Cllr Bob Sampson, Cllr Helen Bedford (Vice-Chair) Cllr Lindsay Thompson, Cllr Susan Dyke, Cllr Sarah Baldey, Cllr Barry Forster.

AGENDA

- 1. Apologies for Absence:** To receive and accept apologies for absence.
- 2. Declarations of Interest:** To note any declarations of interest.
- 3. Minutes of the Planning Committee held on 8th July 2024:** To receive and accept the minutes.
- 4. Matters arising from the Meeting of the Planning Committee held on 8th July 2024:** The following matter was discussed:
Minute Ref: P24/25020 - Street Naming – The Farmers Stores, Gatehouse Lane, Goddards Green, BN6 9LE. DM/23/1051. The Committee was asked to consider a request for one street name from MSDC, and it was: **RESOLVED: - Following input from Cllr Evans, the Committee agreed to submit 'Alf Neaves Stables' as a street name suggestion.** Following the meeting the developer made a counter-offer of "Neaves Park" to reflect the commercial nature of the site and the Parish Council confirmed it supported the revised name.
- 5. Adjournment for questions from the public:** The Committee is to consider whether to adjourn the Meeting in accordance with Standing Orders, in order to receive questions from members of the public.
- 6. Planning applications - Committee decision:** The Committee is asked to consider the following and make RECOMMENDATIONS to the Planning authority:
 - 6.1) Hurstpierpoint College, College Lane Hurstpierpoint BN6 9JS. DM/24/1602.** Change southern astro existing floodlights with new LED floodlights.
 - 6.2) 79 Willow Way Hurstpierpoint BN6 9TJ. DM/24/1620.** Proposed single storey rear extension. Lawful Development Certificate.
 - 6.3) Brookside Cottage Brighton Road Hurstpierpoint BN6 9EF. DM/24/1480.** Proposed single storey extension along principal elevation, with alterations to the roof.
 - 6.4) Alders Farm Brighton Road Hurstpierpoint BN6 9EE. DM/24/1662.** Proposed conversion of barn into a residential dwelling. Prior notification-agricultural to dwelling.
 - 6.5) Streams Farm Cuckfield Road Ansty RH17 5AL. DM/24/1659.** Variation of condition nos 2 and 3 of planning application DM/23/2959 - To allow for minor design changes and emergency vehicle turning on the site.

6.6) Former Police Office Manor Road Hurstpierpoint BN6 9UL. DM/23/2702. The alteration, extension and adaptation of existing single storey redundant police office unit to form proposed detached two storey two bedroom dwelling with off road parking for a single vehicle. Amended drawings received on 04.04.2024 to revise the south-western corner and omit the proposed parking space. Amended drawings omitting first floor side projection received on 23.05.2024. Amended drawings received on 09.07.2024.

6.7) 92 College Lane Hurstpierpoint BN6 9AJ. DM/24/1131. Proposal to add a first-floor extension to the existing bungalow to create a two storey dwelling. Amended plans received 09.07.2024, including updated block plan, showing hipped roof proposed to front two storey projection.

6.8) 25 Highfield Drive Hurstpierpoint BN6 9AU. DM/24/1663. Single temporary structure outbuilding to replace an existing barrel sauna positioned in the south eastern corner of the rear garden.

6.9) 3 Osborn Close Sayers Common BN6 9JR. DM/24/1592. Proposed roof space conversion incorporating rear dormer and rear single storey kitchen extension.

6.10) 7 Kingsland Cottages Reeds Lane Sayers Common BN6 9JG. DM/24/1607. Proposed two storey side extension, porch, single storey rear extension, outbuilding at rear to create home office and home gym ancillary to the main dwelling.

6.11) 1 Lynton Close, Hurstpierpoint DM/24/0755. Single storey side extension to create garage, replacement summer house (previously demolished), new vehicular access from highway. Amended plans received 24.07.2024 and 29.07.2024 showing revised position of new vehicular access and proposed blocking up of existing vehicular access.

7.1 Information Items – Tree Applications:

a) Culvers Church Fields Hurstpierpoint BN6 9TU. DM/24/1704. Lawson's cypress (T1 & T2) - fell. Yew (T3 & T4) – fell. Trees in a Conservation area.

b) 6 Barter Close Hurstpierpoint BN6 9FS. DM/24/1693. 1x Hornbeam - Crown lift (secondary growth only) to approx 4 metres and crown reduce by approx 2 metres and no further than previous cut points. Tree Surgery.

c) Lychgate Cottage High Street Hurstpierpoint BN6 9PU. DM/24/1719. Gleditsia (T1) - raise crown up to 2m, Magnolia (T2) - reduce crown by 0.5m and 1 x Paulownia (T3) - remove 2 branches leaning on fence back to trunk. Trees in a Conservation Area.

d) Hampton Lodge 2 Hassocks Road Hurstpierpoint BN6 9QN. DM/24/1717. Ash (T1) - reduce lateral extent on western side overhang to 4 South Avenue by up to 2m, no further than previous pruning points. Trees in a Conservation Area.

e) 16 Cuckfield Road Hurstpierpoint BN6 9SA. DM/24/1772. Magnolia (T1) - reduce crown by 1m. Trees in a Conservation Area.

f) 2 Pakyns Court Albourne Road Hurstpierpoint BN6 9ET. DM/24/1773. Copper Beech (T1) - raise crown over driveway to 4m - to allow more room for high sided vehicles, Cherry (T2) - raise crown over driveway to 4m, Sycamore (T3 and T4) - raise crown over driveway to 4m. Trees in a Conservation Area.

g) The Courtyard 3 Pakyns Court Albourne Road Hurstpierpoint BN6 9ET. DM/24/1775. Yew (T1 and T2) - reduce lateral branches to the South by 1m due to excessive shading to the flower beds, Sycamore (T3) - reduce lateral branches to the South by 2m, Sycamore (T4) - reduce crown by up to 2m, no further than previous pruning points due to excessive shading. Trees in a Conservation Area.

h) 108 Western Road Hurstpierpoint BN6 9TB. DM/24/1785. T1 Western Red Cedar - Fell, T2 and T3 Holly - Fell. Trees in a Conservation Area.

i) 1 South Avenue Hurstpierpoint BN6 9QB. DM/24/1783. (T1) Lime tree - reduce whole crown by 2m. Trees in a Conservation Area.

j) The Pines, Kemps, Hurstpierpoint. DM/24/1803. (t2) Ash Tree – fell close to ground level due to evidence of dieback in crown.

8. MSDC Planning Decisions: (All as H&SC PC recommendation, except where noted).

8.1 Granted: to note permissions granted by MSDC:

a) 5 Fairfield Crescent Hurstpierpoint BN6 9SE. DM/24/0628. Demolition of existing garage and storage structure, construction of single storey East, North and West extension, reconstruction of existing hipped roof to form first floor reconfigured roof with gable ends to convert the loft space to habitable use as a single bedroom. New north boundary

with close boarded fencing and removal of existing hedging. New property entrance to be repositioned on East elevation. Amended plans received showing increase in height of roof of single storey extension to east elevation.

b) 8 Harvey Close Sayers Common BN6 9XN. DM/24/1243. Proposed enlarged third bedroom, incorporating velux roof lights to existing front and rear roof slope over existing garage.

c) Land West Of Burgess Hill Between The A273 And A2300 Burgess Hill West Sussex. DM/23/0023. Variation of condition 5 (Approved Plans) relating to Reserved Matters application DM/20/0254, including updates to red line boundary, road design, road infrastructure, attenuation basins and landscaping, and removal of condition 3 (Timetable for Public Art) (Amended plans/documents received and amendment to description).

d) 9 College Lane Hurstpierpoint BN6 9AB. DM/24/1129. Proposed installation of Heat Pump.

e) Pook Bourne Stud Farm Pookbourne Lane Sayers Common BN6 9HD. DM/24/1321. Proposed barn to house isolation stables.

f) 174 Cuckfield Road Hurstpierpoint BN6 9SD. DM/24/1619. Non Material Amendment to planning application DM/24/0122 - change the external material to the new extension's ground floor walls, from render to face brickwork to match the existing house. The external walls of the first floor of the extension will remain render, as approved. A kitchen window to the side elevation is proposed to be omitted from the approved design, and a proposed window to the playroom is enlarged.

g) Feathers Of Hurstpierpoint 155 High Street Hurstpierpoint BN6 9PU. DM/24/1295. New shop front canopy with sign writing.

h) Feathers Of Hurstpierpoint 155 High Street Hurstpierpoint BN6 9PU. DM/24/1203. To operate as a restaurant and proposed extraction.

i) South Lodge South Avenue Hurstpierpoint BN6 9QB. DM/24/1566. G1 Sycamore Group - reduce lateral branches on Western side by 2m-3m. T1 Ash – Fell.

j) 11 Hurst Gardens Hurstpierpoint BN6 9ST. DM/24/1323. Proposed single storey extension to the front and side of the property and internal alterations to include a cloakroom and porch.

k) Abberton House 6 Hassocks Road Hurstpierpoint BN6 9QN. DM/24/1425. Various works to trees on site set out within tree schedule.

l) Land Off Reeds Lane Sayers Common DM/24/1596. To install a new HV terminal pole with two new stay wires in the location shown in red on the plan. To install a new ABSD (Air Brake Switch Disconnecter) on the new HV pole. To install two new stay wires on pole 616624.

8.2 Refused: to note refusals by MSDC:

No notifications received.

8.3 Withdrawn: to note withdrawn applications:

No notifications received.

8.4 Appeals: to note planning appeals:

No notifications received.

9. SDNPA Planning Decisions:

9.1 Granted: to note permissions granted by SDNPA: **Land at Grid Reference 527549-114194, Brighton Road, Newtimber (within the Parish) – Agricultural Prior Notification Building** – Steel framed general purpose building for the storage of machinery and hay made on the holding. **Prior Approval Granted: 24.07.2024.**

The role of the Planning Committee in planning decisions:

1. The Planning Authority is Mid Sussex District Council or South Downs National Park Authority who have the final decision on whether planning permissions are granted or refused.
2. The Parish Council is a Statutory Consultee, which means that MSDC or SDNPA must ask for its opinion and take it into account, but not necessarily follow its recommendation. (The Planning Authority can grant permission against the wishes of the Parish Council.)
3. The Parish Council has delegated its decision-making to the Planning Committee, which is authorised to express the Council's view.
4. The Committee should take account of local planning policies, as detailed in the MSDC Local Plan (2004), Neighbourhood Plan PARISH 2031 and the Mid Sussex Design Guide 2020. It can also take guidance from the Parish Council's Design Statement.
5. Members of the public attending Committee meetings are given the opportunity to speak on matters on the agenda but should follow the procedures set down in the Council's Standing Orders.

Protocol for filming and recording at public meetings: The Council has a protocol for public filming, recording and photography at its meetings, which is available on the Council's website or on request at the Parish Office.
